

**CITY OF GLOUCESTER**  
**Community Development Department**  
**Minutes of the Meeting**  
**June 2, 2008**  
**City Hall – Kyrouz Auditorium**  
**9 Dale Avenue**  
**Gloucester, MA 01930**

**Community Forum on Gloucester Harbor**

*Mayor Carolyn Kirk* began the forum at 7:10. Forum ended at 9:10.

**PUTTING THE WORKING PORT BACK TO WORK**- *Mayor Carolyn Kirk* introduced herself to the audience and stated that she is hosting the Community Forums on Gloucester Harbor in conjunction with the City's Community Development Department and the Community Panel. She stated that this is the first of five community forums on the Gloucester's harbor. She thanked members of the community panel and members of the community for attending the forum. She stated that on January 1, 2008, during her inaugural speech, she stated that she would put out for community discussion four scenarios around the harbor and its redevelopment within six months. She stated that she wants to make sure that the community has a chance to help shape any of the types of changes that comes out of the administration. She stated that change is inevitable along the harbor but change needs to be done intentionally. She stated that she chose four scenarios because she felt the harbor plan as a whole was too big to tackle. She stated that there has been a dedicated group of folks who have looked at the harbor plan. She stated that she wants to take the focus away from zoning and look at some visuals at what might be possible. She stated that are going to put some views out to the community to get the community's reaction and have residents ask: Is this what we want for Gloucester Harbor? What are the some of the values that drive decisions? What is good public policy around the harbor?

*Mayor Carolyn Kirk* stated that the City Council has already voted to move forward on some zoning changes within the Fort area. She stated that the City Council has been gracious enough to wait until the administration gets some public input and uses the professional staff that they have in order to shape those recommendations. She thanked City Councilors: Steve Curcuru, Jason Grow, Jackie Hardy and Bruce Tobey for attending the forum.

*Mayor Carolyn Kirk* stated that the Planning Board has been very patient as well. She thanked Rick Noonan, Marvin Kushner, Ellen Preston, Assistant Planner, and Gregg Cademartori, Planning Director, for attending the forum. She also thanked Jim Duggan, Administrative Assistant to the Mayor, and Ron Garry for their work on the Gloucester Harbor vision.

*Mayor Carolyn Kirk* stated that the community panel members are advisors to the Mayor and are an impartial jury of Gloucester peers, though they will take no vote, they have to come to consensus as to where we have consensus. She stated that consensus is very important in moving forward because there has to be consensus at the local level for changes in the Fort area and around the harbor. She stated that they need consensus in terms of the harbor plan, which is governed by the State. She stated that these forums are about where the community agrees where there is consensus on the harbor.

**COMMUNITY PANEL**

- *Tom Balf*, Environmental Energy Expert
- *Doug Cook*, Landscape Design Architect
- *Phil Cusumano*, Artist

**COMMUNITY PANEL, CON'T-**

- *Robert Foley*, Former Merchant Marine
- *Rosalyn Frontiera*, Former Waterfront Family
- *Capt. Paul Frontiero*, Owner of Seven Seas Whale Watch
- *David Marsh*, Retired Commercial Banker
- *Scott Memhard*, Owner of Cape Pond Ice
- *Reverend Fayette Severance*, Member of the Clergy

**BEGINNING THE CONVERSATION: A WALK AROUND THE HARBOR SOME VISUAL SCENARIOS FOR HARBOR DEVELOPMENT-**

*Sarah Buck*, Community Development Director and Harbor Plan Coordinator introduced herself to the audience. She stated that the purpose tonight is to hear what residents have to say about how they relate to the harbor, what the community's vision is about the harbor and what the harbor means to the community. She stated that it is important to hear what the community has to say about the harbor and try to get the themes about what the harbor means to everyone. She stated that they have a very good harbor plan that was developed over two years ago, though it lacks agreement on what will actually move the harbor forward. The harbor is going through change and it is how we shape it and let it move forward and still keep what the community feels are the most important parts of it. She stated that she will present a PowerPoint presentation and she asked that the community understand that the presentation suggests ideas not plans for the harbor.

*Ms. Buck* presented a PowerPoint presentation to the community. She stated that Cambridge Seven, an architectural firm, came up with the visions in the presentation. The presentation highlighted the following ideas and/or statements:

- Purpose: To ask people who care about the harbor to contribute to a vision that can guide decisions about its development.
- The harbor is only bringing back 1.5% of the tax revenue for the city.
- Gloucester has always relied on its harbor.
- Its about putting the working harbor back to work in the context of community values and policy
- Two regulatory ways of putting the working fort back to work, a draft master plan, which will have to go before the State for approval as well as City Council and the local zoning regulations, would be amended through the City Council.
- Purpose tonight is to ask people who care about the harbor to contribute to a vision and to guide decisions about its development through core principles.
- Four scenarios: The Fort, Harbor Cove, Waterfront Property Owners and the East Gloucester Harbor Front.
- One concept is public access and a complete harbor walk in the Harbor Cove area.
- Increased commercial use on Roger Street and preserve existing allowable water use.
- Keep dockage for commercial use in Harbor Cove area.
- Possibility of hotel in Fort area and mixed residential and commercial use.
- Recreational and commercial dockage in Waterfront Property Owners area.
- Redevelopment of Americold buildings, smaller buildings in the East Gloucester Harbor Front area.
- Possible Maritime Industrial Park in East Gloucester Harbor Front area and mixing boatyards with recreational boating.

**COMMUNITY FORUM-**

*Tom Cox*, recreational boater, stated he would like to see access to the harbor and facilities restored. He stated that he would like to see more room for recreational boaters and he would like to see Saint Peter's Park restored as a park.

**COMMUNITY FORUM, CONT-**

*Richard Rosenfeld*, stated that his harbor plan is one of the four plans that the Planning Board considered. He stated he would like to center attention on bringing people into a destination, not draw people away. *Mr. Rosenfeld* believes that value would be restored to the inner and outer harbor if we create a destination, which he believes can be achieved in Harbor Cove.

*Jay McLaughlan*, stated that he worked on the draft harbor plan, he believes there should be a ban on condominiums in the harbor area because places such as Newport, Rhode Island have been ruined because of condominiums. He stated that the whole character of Newport changed from a fishing town to a terrible mess.

*Bill Hayes*, resident of Gloucester since 1958, stated that years ago he was a part of the planned redevelopment on the IC42 lot. He suggested that residential and commercial be zoned together like Portland, Maine.

*Henry Ferrini*, East Gloucester resident, stated that he is glad to hear about the marine industrial park and he thinks it is important for Gloucester to stay connected to its history by supporting fishing and marine biotechnology. He stated that these types of industries can offer employment and tax opportunities. He stated that we should not cater to the hospitality and retail sectors of the economy.

*Martin Stephan*, stated that he grew up in Topsfield and he was first African-American ever to win an America's Cup in 1992. He stated that he would like to open a community sailing center in Gloucester in the Stage Fort Park area. He stated that he has been involved with the community sailing center in Portland, Maine. He stated that he has investors to back his project but needs a place on the water to open a center. He stated that a community sailing center would be beneficial to the children as well as the adults, of the community and would add to the beautification of Gloucester's Harbor.

*Damon Cummings* stated that he was concerned with the fishing grounds closing and having the harbor full of fishing vessels and then when the fishing grounds opens the harbor is two-thirds empty. He stated that he is concerned with the harbor across from the proposed hotel turning into a yacht marina. He agrees with the idea of a community sailing center.

*Peter Anastas* resident of Gloucester, stated that he would like the harbor to be a home to a fishing fleet as well used for research, education and marine biotechnology. He stated that he is deeply concerned about its preservation and reinvigoration. A few years ago the renown art critic and historian, Robert Hughes visited Gloucester. Hughes grew up in Australia and has been all over the world, he turned to his guide while in Gloucester and said "this is a real place, you must do everything you can to protect it."

*Patty Paige*, Administrator for the Gloucester High School Sailing Team, stated that they are in their third year of operation. She stated that they have Gloucester and Rockport students involved in the program. She stated that 95% of students in the sailing program go on to colleges. She stated that the benefit of this is that students learn sailing and learn respect and proper use of the harbor. She stated that this program can lead to community boating. She would like the City to consider that the program needs a home facility with storage and bathroom facilities.

*Valerie Nelson* stated that she would like to see the reinvestment and reinvigoration of the marine industrial zone. She stated that Gloucester should look at the economy and see that shopping is not the future. She stated that Gloucester should use the skills of its residents and support such ventures as biotechnology and boat building.

**COMMUNITY FORUM, CONT'**

*Carolyn O'Connor* stated that she loves mixed use, loves the redevelopment ideas on Americold, loves the sailing school. She is very concerned with the roads especially in the Rocky Neck area. She stated that Gloucester's roads are narrow full of curves and that the city should look into the issues focused around roadways, traffic and parking. She stated that she would like to see Gloucester's history preserved.

*Janice Lufkin-Shea*, Main Street shop owner, stated that the harbor is married to Main Street. She stated that what happens on the harbor directly impacts Main Street.

*Caroline Minneci*, five-year Gloucester resident, stated that the harbor should be mixed-use and should be something sustainable, not turn into a place like Monterey, California.

*Dawn Steele-Dexter*, stated that she her father Owen Steele had a vision of a public walk around the water and she hopes that that vision comes true.

*Patsy Frontiero* stated that if the City redevelops the Fort area then they have to do the whole Fort, not just one area. There is trouble when you put residential next to industrial places.

*Susanne Altenburger*, resident of Gloucester, stated that since 1978 Gloucester has been designated as a marine industrial port. She stated that the State is interested in preserving the last few places where you can do fishing, where you can dock fishing vessels, where you can take out cruise ships, where you can do servicing of L & G platforms and where you can do marine and industrial trade. She stated that the State allows every property owner on the waterfront a long list of options as to what they can do with their property, as long as it is subject to certain to key provisions as outlined. She stated that the harbor front property owners refer to themselves as a uniform group but it is by no means a unified group, there are quite a few property owners that are doing well following Massachusetts's law. She stated that membership in the marine industrial park is voluntary and if people have no luck making money they should consider selling or finding another way to make money.

*Philip Bolger*, Gloucester resident of eighty years, stated that he has seen a lot of ups and downs in the harbor and has seen various attempts to try to change parts of it, not all of which have worked out very well. He stated that the fishing industry is going to come back. He suggested that the city not water down the harbor front. He stated that Gloucester has a viable future in fish and boat building.

*Ab Khambaty* stated that he has been a Gloucester resident for forty-eight years and has worked in the City's function for thirty-two years. He stated that he was the Chairman of the Harbor Plan Committee from 1996 and he worked on the previous Harbor Plan. He stated that the plan is not based on revenues it is based on the question: How can the plan benefit the whole City of Gloucester? He stated that they looked at how they can benefit all waterfront owners and tried to make sure that some owners did not benefit more than others. He stated that they should work to help people improve not to dictate to them how they should use it.

*Joe Ciaramitaro*, co-owner of Captain Joe and Sons, stated that he wants the community to concentrate on how the work on the waterfront gets financed. He stated that the waterfront property owners have discussed different possibilities and the property owners want to sell lobster and they want to be able to tie up fishing boats. He stated that the fish that use to go through local businesses now go through the auction at the State Fish Pier. He stated that they do not want to push fishing boats out, they want to make sure they have safe, well-lit places to tie up, but they need to make money on the upper portions of their properties. He stated no one is going to be able to finance to build a two million dollar marina to tie up commercial boats for two hundred dollars. He stated that

**COMMUNITY FORUM, CON'T-**

property owners want to be able to maintain what they have for commercial fishing, but they need a way to finance it.

*Ruth Pino* stated that this is the most important discussion Gloucester has ever had. She stated that 90 properties on Wheeler Street in Gloucester bring in almost as much in taxes as the entire Gloucester Harbor. She stated that economics is a big issue and the waterfront owners should be given the flexibility to add recreational dockage or apartments above their businesses to help offset costs. She stated that there is no incentive for property owners to improve their properties.

*Ernest Morin*, photographer and sailor, stated that mixed-use has to happen on the harbor in order for it to be sustainable. He stated that places like the icehouse has to survive. He stated that Gloucester is unique to the world and to the United States.

*Mark McDonough*, restaurant owner, stated that a traffic plan needs to be put in place, water shuttles and walking paths need to be considered. He stated additional tie-ups for fishing boats need to be added and he agrees that condominiums should be banned from the waterfront.

*Marty Krugman*, president of the Gloucester Adventure, stated that there is no place for tall ships to tie up. He stated that there are two concepts that should be considered one is by land and one is by sea. We need to create public access such as a Gloucester Public Landing at Rose's Wharf that would extend public dockage. He stated that a second pier should be tied in by the underutilized electric company. He stated that a wharf should be constructed in harbor cove, possibly the I4C2 area, where you could actually walk out onto the harbor. He stated that a floating dock with parking to the channel to accommodate additional vessels should also be considered.

*Molly Lutcavage*, researcher at the University of New Hampshire, where they study sharks, blue fin tuna, and other creatures, stated that she works with many fishermen. She supports biotechnology, fishing research and Ocean Alliance coming to Gloucester and not Newburyport. She stated that she has been doing research with fishermen in Gloucester for years. She stated that Ocean Alliance coming to Gloucester is a phenomenal idea. Gloucester should be open to research facilities such as universities and the Aquarium coming to Gloucester.

*Raymond O'Neil* stated that he works in marina. He stated that Gloucester needs to create something sustainable for the future. He stated that the fishing industry has to be able to make money by adding value shore-side so they can make it work.

*Iain Kerr*, CEO and Vice-President of the Ocean Alliance, stated that their goal is to save a piece of American history and Ocean Alliance is a catalyst for change.

*Kate Banks*, long distance sailor, stated that she is also in favor of having a harbor that is welcoming to cruising yachtsmen, by adding dinghy dockage and transient dockage. She stated that she is a fan of DPA and urged the community to read the local and federal regulations found online.

*Greg Tuttle* stated that he enjoys having his recreational boat tied up next to commercial fishing boats. He stated that there is room in the harbor for more moorings and it is not hazardous. He likes the idea of dinghy and transient dockage. He stated that the outer harbor has to be part of the equation.

*Mary Jo Montagnino*, lifelong Gloucester resident, stated that the harbor is the heart of the community and fishing is the City's heritage. She stated that the reason the waterfront owners have united is because they are not making money and they want to find a solution. She stated that we need to find practical solutions that will produce jobs for the community.

**COMMUNITY FORUM, CON'T-**

*Carmin Gorga* stated that he agrees with Mr. Bolger and his initiative to build boats that are "green". He stated that he agrees with maintaining the marine industry in Gloucester and providing steady jobs. He stated the city needs to investigate the possibility of a surimi plant in Gloucester.

*Vito Giacalone* stated that he is a fisherman, his dad was a fisherman and his grandfather was a fisherman. He stated that he is also waterfront property owner. He stated that things have to change in order for fishermen to be able to capture the projected growth of the stocks. He stated that there is not enough commercial dockage. He stated that seventeen million pounds of ground fish were caught in the 2006 fishing year, and Gloucester landed about twenty-five percent of the catch. If the stocks rebound by 50% Gloucester could land as much as 34 million pounds. He does not want Gloucester to lose its identity.

*Sarah Buck*, Community Development Director, thanked the community for attending the forum. She stated that they are moving rapidly and pointed out that attached to the forum's agenda is a schedule that informs residents what the next steps are and when the local zoning and the draft harbor plan are going to City Council for public hearings. She stated that mixing all of the community voices together will help the city to come up with a better plan.

Respectfully submitted,

Bobbi Orlando